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A select few still have the opportunity to purchase apartments with leases expiring October 1st

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Highest class development on Long Island,
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All modern home features, large living rooms, open fireplaces, suc rooms, two and three baths, large plots, Ask for particulars

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UNUSUAL BARGAIN-JAMAICA Owner will sacrifice new I family house i rooms and bath; steam, electricity, in loased perches, garden; 84,000; cash \$2,000 calance on terms less than your rent. Phon

Seven and eight very large room apartments; exceptional high cellings; elevator service, two masters baths, fine open fire-places; electric isundry in basement; possession September 1; rent \$5,000, \$5,500.

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SUBSTANTIAL Dutch Colonial home of au-perior construction; 7 spacious rooms, 3 tiled baths; beautiful merzanine sun parlor, open fireplace; finest equipment; all im-provements; steam heated garage; land-scaped grounds; \$5,000 cash; carrying charges less than \$100 per month. Apply D. F. MURIPHY, 460 Wolf's Lane, Pelham Manor, N. Y. Tel. Pelham 1152, or room 1518, 25 W. 42d st., N. Y. Tel. Murray Hill 791. SUBSTANTIAL Dutch Colonial home of au

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Lots of lots, \$75 to \$1,000 each, all within
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HASBROUCK HEIGHTS, 46 Terrace av., 2 family, \$50; Leonia, 188 Central av., \$150; Mount Vernon, 225 Frankin av., \$75; Brooklyn, 538 2d st., \$390, half interest, balance principal, 3 family, 13 rooms. ACRERMAN, 181 Greenwich.

FIVE story apartment; latest improvements; near Fordham road and Jerome (best Breng section); trade for cash and other property; owners only. D. FICIULO, 507 5th av.

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FURNISHED private office, telephone; high class only; to thoroughly reliable party. Call after 4 P. M., this week, 303 5th av., room 1401. FOURE lease for sale, Broadway and 42d st.; 10 years practically rent free, SELLS, 1035 Equitable Building.

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West 186th. THE SOUTHERN, 2d st. Madison av-Two rooms, bath, until brober 1; breakfast. WEST END AV. 265-Aitractively furnished suite of three rooms and Lath (non-house aceping).
50TH ST., 38 West. — Sublet, overlooking park, 3 rooms, bath, kitchenate; October 60TH, 18 EAST.—Sublet, summer rates, to 3 rooms; October selections. SOTH, 18 East.—Room adjoining bath. \$40, Also 2 rooms.

Also 2 rooms.

2D ST. 20 West-Two rooms, kitchen bath, from September 1: also one ritchenette and bath. Seen afternooms. odd St., S. W. CORNER MADISON AV. Newly decorated apartment, 1 room and bath: \$50 up: 2 rooms, bath, \$75 up; hotel service, extraordinary value; block from park; restaurant, Hotel Ashton. park: restaurant. Hotel Asiton.
97TH, 308 WEST (near Riverside).—Six light,
spacious rooms, 2 baths; elevator, electricfty, telephone; short, long lease; immediate
possession; excellent transit facilities.
ERNEST TRIBELHORN. 142D, 507 West (Apt. 549).—Two or three elegantly furnished rooms in private family; only refined party considered; excellent board if deelered. Mrs. HANSEN.

200 Central Park South,—Righ class 3 rooms and bath non-housekeeping apartment; highest reference required.

610 WEST 116TH ST.-Very desirable three room, bath and kitchenette apartment eighth floor; all outside rooms; inimediate possession; \$150 monthly; year lease THOMPSON, phone 2040 Morningside.

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From Battery to 14th St., Inclusive 18TH, 241 West.—Four and five beautiful rooms, all improvements. 6046 Chelses.

Above 14th St. to 50th St. (Inclusive). East River to North River. CENTRAL PARK SOUTH, 200-High class 3 rooms and bath non-house-keeping apartment; immediate posses-sion; highest reference required. See

LIFE BUILDING

19-21 W. SIST ST.

Non-housekeeping and
bachelor apartments;
suites of 2 rooms and bath;
\$1,500 to \$2,000.

Also large studio apartments,
2 to 5 rooms; extra high cellings;
possession Sept. 1 and Oct. 1.

Fireproof, modern; telephone;
maid service; exceptionally
large rooms; spacious closets;
building to be thoroughly renovated.

Apply Superintendent, on premises.

ADISON AV. 202 — Top Goog. 3 rooms MADISON AV., 202. — Top floor, 3 rooms, kitchenette and bath; extension suitable roof garden. Telephone Miss MORRIS, Circle 2560. 40TH ST., 104 West.—Beautiful spartment, two rooms and kitchenette, tile bath, electric lights; immediate possession if desired. Apartment 45.

46TH ST. 47 West .- Two rooms, bath, kitch-46TH ST. 47 West.—Two rooms, bath, kitch-enetts; new building. DONAVAN, Cort-landt 4535.

Apr. 4.—Nicely furnished room in private family; gentleman. MADISON AV., 202.—Top floor, 3 rooms, kitchenette and bath; extension suitable roof garden. Telephone Miss O'KANE, Mur-ray Hill 1229.

PARK AV., 815 .- Doctors' suites,

6)TH ST., 42 East.—Apartment, unfurnished, two rooms and bath. \$125 menth, lonf or short term. Phone Plaza 2374. Above 50th St .- 5th Av. to North River. Above Sen St. on Av. to North River.

ATTRACTIVE apartment of 8 light rooms and bath; entirely renovated; immediate possession; rent, \$2,600. Apply of Owner, on premises, 344 West 86th st.

FLOOR in private house, 3 rooms and bath; references exchanged, Riverside 1021.

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MORNINGSIDE AV., 49 (corner 118th st.) - 5 and 6 large, light rooms, \$225-\$150 elevator: immediate occupancy. COLEMAN.

PETER STUYVESANT, 2 West 86th 8t. 1, 2, 3 rooms, \$1,000 to \$2,700. 72D, 157 West.-Spacious rosms, with bath; TED, 157 Wast.—spacious rosms, with oas, also entire second floor; studies or living, newly decorated. Been mornings.

SIX large, light rooms, second floor, American Christians; electricity; West 80's; \$140, Communicate B., 5d8 Columbus av. (station-

FACTORIES FOR SALE OR RENT. SIST. 29 West-Facing Park: luxuriou 818T, 29 West.—Large, luxurious apartmen suitable doctor or dentist; private garage. suitable doctor or denist; private garage.

849 Central Parit West.—Seven rooms and
bath, high class, all improvements; \$1,500
until October 1, \$2,400 thereafer; ground
floor apartment, suitable for professional
people; will divide if necessary.

Washington Heights, Above 125th St., West of 5th Av. west of 5th Av.

RIVERSIDE DRIVE, 835 (West of 158th st.).—New elevator apartment building, now being completed; 3, 4, 5 and 6 rooms.

Apply agent, on premises.

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FOREST HILLS GARDENS, L. I.
Two spiendid elevator buildings, 105 apartments, selection of 1, 2, 3, 4, 5 room apartments, 1 and 2 baths, still available; 5960 to \$5,000. Apply THE GARDENS APARTMENT, by station, 15 minutes from Penn Station, New York city; nearest and finest suburb; neighbors of character, Tel. Boulevard 6545. GUYON L. C. EARLE, Agent, 250 W. 88th. etc. New Jersey. THE TUDOR APARTMENT

Four blocks north from Grove st. station D. L. & W. Haifread. 3. 4 and 5 rooms, Annual rents \$960 to \$1,800. ALL MODERN IMPROVEMENTS AND ALI LIGHT AND LARGE ROOMS. Ready Oct. 1st. Owner or Agent on Premis from 2 to 5 P. M. daily.

Southeast Corner Park av. and Grove st., East Orange, N. J.

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FURNISHED ROOMS TO LET.

53D (Madison av.),—Room and bath; priva-house; reference; gentlemen. Plaza 949 6TH, 115 East (Subway).—Large parlor; \$8; gentlemen. GRUGER. Phone 3611 Rhine-53D, 56 East,-Large furnished room, bath;

BROADWAY, Corner 101st St., Chepstow Apt. 7A.—Attractive room, adjoining remi-private bath; gentleman; reference; summer BANK ST., 15.-Large, small furnished rooms for gentlmen; block from subway. CENTRAL PARK WEST, 408 (197th).-Comfortable single room, business gentle man. McCORMICK.

LAHEMONT AV., 180 (Apartment 55).-River, Grant's Tomb, Park and Drive DYCKMAN ST., 207. - Attractive outside room; subway, Broadway cars; evenings. Apartment 53 WEST END AV., 265-Attractively furnished

16781, 135 West.—Charming room for busi-ness woman; arricily modern. Apt. 64, 22D 350 West.—Besunful, attractive 2 room suite, \$20-\$22; reference. 52D, 8 West,-Large front room, running water, \$17.50; smaller room, \$10. SUTH, 33 West .- Two and three rooms, pri cate baths: phones; complete housekeeping. OTH, 5:6 West.—Communicating rooms, ad-joining bath; twin beds; permanent. TOTH, 119 West.—Beautiful large room, suit-able for 3 or 4.

TIST (Broadway) -One, two large, sunny rooms, private bath, couple, gentlemen, highest type private American family, meals if desired; references required. Col. 8194. 11ST, 37 West.-Cool, attractive rooms, pri ivate family; block subway, 95TH, 350 West.—Cool bedroom and living room \$20 weekly. Apply before 3, 6-8, apartment 70.

28TH, 254 West.-Large room, southern ex-posure, references. Apartment 8. SANDS 100TH (2643 Broadway).—Single or suite, out-side rooms, running water; elevator, STRI-KER. 102D, West (West End av.) -Two large front rooms, private house; Broadway sub-way 103d at.; reference. Riverside 3010. 100TH ET., 301 West.—One or two excep-tionally furnished large rooms, overlooking Hudson; small private family; gentlemen, Academy, 4105.

111TH, 302 W.-Neat room for gent adjoining bath. GOODMAN, aparim 112TH, 604 West (Biverside).—Attractive front room, elevator apartment; gentlemen. Cathedral 7810. 112TH ST. (Broadway).-Medium room; pri vate bath. 6390 Cathedral, apt. 2-A. 113TH (between 7th and 8th avs.).—Beautiful large double front room, furnished; couple, two gentlemen. Cathedral 6159.

113TH ST., 549 West.—Double room; excellent table; private family. Apt. 12. 118TH ST., 380 West.—Attractively furnished room and alcove: private bath. Morning-side 4585. 118TH ST., 360 West.-Room, bedroom 1216T, 523 West.—Cool, attractive rooms opposite Columbia; \$3-\$10. SELLER. 128TH, 56 WEST,-Beautiful room, shower

private residence; gentieman; subway mi 129TH ST., 60 West.—Nicely furnished out side sunny rooms, elevator apartment; al conveniences, private family. JONES, 14TH, 550 W.—Two neatly furnished con-partition rooms. necting rooms; running water. Apt. 34. 145TH ST., 535 West (cor. St. Nicholas.-Large corner room, single; elevator. ROB-147TH ST., 546 West,—Large, attractive room; high class apartment house; refer-ences. Auduben 3400. Apt. 3-D. 149TH (435 Convent av.).-Delightful, cool large room, \$7. Apartment 34.

188TH, 555 W.-Large furmshed bedroom single or business couple. Apartment 2B. Borough of Brooklyn.

2845, 264 18th st., Brooklyn.

THREE large connecting rooms and kitcher furnished or unfurnished; electric light

179TH West, 610-Nice room next to bath electric and phone; references required

parquet; centrally located, fine residenti-section. Hedford 5312. FURNISHED ROOMS WANTED. BOARDERS WANTED.

JARDIN DES PLEURS, 128-130 WEST 93D. table board; Southern cuisine 76TH, 0 West.-Elegant large room; refined private boarding house; excellent table. 122D, 152 West.—Comfortably furnished, airy rooms; electricity; excellent board; refer-ences; Jewish.

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EAUTIFUL large room, with running water, private bath; screened in porch; scellent board; near beach. 269 Rue de L. Pells, Far Rockaway. Phone 1256 Far cockaway.

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modern improvements; private beach; meals at individual tables; bathing, fish-ing, motoring, boating; 30 minutes from Penn. Station, 2 minutes from Whitestone Landing Station. Phone Flushing 2030-R.

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WOODLEIGH, TOWANDA, Pa., moders, most excellent food; owner trained nurse; most excellent food; owner trained nurse; most excellent food; owner trained nurse; most resent vegetables; fresh fruits; booklet. MISS ELIZABETH LAMB. Chambermaids, &c.

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FIRST CLASS FILM SPECIALIST, for many years director of large film works (and whose wife, strikingly beautiful, is well known on the German stage) and has been very successful in German film market and is at present managing a special factory for moving picture machines, being in possession of several valuable patents.

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SPECIAL machines designed, experimental work, tools, dies, fixtures; machines and parts manufactured in quantities. COMMU-NITY MACHINE AND TOOL WORKS, 122 Centre st.

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FINE mahogany furniture in a complete equipped office, or will lease all or part of same; in one of the best downtown locations, Box G, 129 Liberty et., annex. PURCHASE AND EXCHANGE.

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Forgiven everything. All will come out
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GOVERNESS, experienced, children over 4 kindergarten; entire charge; \$85-\$100 Rhinelander 5002.

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MACSAGE (Beensed), electric baths, Hanson & Marigny, 283 Clinton av., Newark. NURSERY governess or companion maid; refined French girl desires position; ref-erences. Mile. Harriott, 235 West 24th. STENOGRAPHER; experienced, competent good business assistant; small office preferred; \$25. K., 131 Sun-Herald, Herald sq TRAVELLING woman, widely experienced in business, owns car, wants good line sell dealers: appoint agents; winter South, B., 1350 Sun-Herald, Harlem, TYPIST, young lady, wishes to work for private party, evenings. Address Box 900.

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JOSIE—By all means get in touch with me. All will come out Elsa Hertzka, IV. Vienna, Austria.

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CHEFS, colored cooks, houseworkers, cham-bermaids, waitresses, half time; day work-ers, porters, useful men; city or country, Balley, 2144 5th av. Phone 2357 Harlem,